



Town of Concord, MA

Planning Board Agenda **REVISED**

Virtual Meeting

September 14, 2021, at 7:00 p.m. via Zoom

To participate remotely by video, please click the URL to join.

<https://us02web.zoom.us/j/89916483208?pwd=NzEraUwyZnRKUWdjYlVFMkpOenNPQT09>

Meeting ID: 899 1648 3208

Passcode: 778560

To participate remotely by phone, call (toll-free): 877-853-5257 or 888-475-4499

In order to access this virtual meeting, attendees need to register their full name and email when logging in. Attendees will be muted and have no video ability. Applicants will be permitted audio and video during their scheduled item. If an attendee has a question during this virtual meeting, use the Raise Hand function (*9) during the Public Comment period for each item and the Chair will unmute one person at a time to allow them to ask their question. Attendees should give themselves at least ten minutes before the meeting start time to set up and register.

Plans and supporting materials may be reviewed online at: <https://concordma.gov/1440/Planning-Board-Current-Meeting-Documents> or in person in the Planning Division, 141 Keyes Road, during business hours. Please check for a revised agenda as changes to scheduled items could occur prior to the meeting. Time scheduled agenda items will be taken up in the order shown and not before the times shown. The times scheduled do not represent any estimate of the time that may be necessary to discuss each item. Administrative business may be discussed at any time.

7:00 p.m. Public Hearing: Application of Eastern Insurance Group, LLC by John T. White, Esq. for a Formula Business Special Permit under Sections 3.3 and 11.6 of the Zoning Bylaw for a retail insurance agency at **1150 Main Street**, Units 2(B) and 3 (Parcels 3790-2-2 and 3790-2-3).

7:30 p.m. Recommendation to the Zoning Board of Appeals: Application of Concord Housing Authority for a Special Permit and Site Plan Review under Sections 10, 11.6 and 11.8 of the Zoning Bylaw for a 2-unit Planned Residential Development at **365 Commonwealth Avenue** (Parcel #2156).

Administrative business:

1. Thoreau Depot Redevelopment Vision, Design Guidelines, and Potential Zoning Discussion
2. Select Board Envision Concord Focus Meeting – PB Action Items Update
3. Draft Meeting Minutes: 7/12/21 Executive Session & 8/24/21
4. Planning Board Liaison/Town Planner Updates
5. General Public Comment - Public Comments can be submitted to the Planning Division (Planning@concordma.gov) up until 4:00 p.m. on the day of the meeting and will be shared at the end of the meeting.

Posted: 9/8/21

REVISED: 9/14/21